

Tempest Avenue, Potters Bar, EN6 5JU

Price: £850,000
Freehold



Vanessa McCallum Estates Ltd
Maple House, High Street, Potters Bar,
Hertfordshire., EN6 5BS
Tel: 01707 320432
Email: sales@vanessamccallumestates.co.uk
www.vanessamccallumestates.co.uk



****CHAIN FREE****

A rare opportunity to purchase this detached 3 bedroom 3 reception room detached home. Situated on this fabulous west facing plot with a good size driveway providing off street parking for numerous vehicles, outbuilding and a 100ft x 45ft rear garden. This property has so much potential to extend further (subject to the usual planning consents).

- 3 BEDROOM DETACHED FAMILY HOME
- CHAIN FREE
- 3 RECEPTION ROOMS
- GROUND FLOOR CLOAKROOM
- WEST FACING PLOT
- GOOD SIZE DRIVEWAY
- 100FT X 45FT REAR GARDEN
- SCOPE TO ENLARGE (STPP)

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FEATURES

DESCRIPTION

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ACCOMMODATION

ENTRANCE HALLWAY
SITTING ROOM
LIVING ROOM
DINING ROOM
KITCHEN
GROUND FLOOR CLOAKROOM

3 BEDROOMS
FAMILY BATHROOM

OUTBUILDING
SIDE ACCESS
100FT X 45FT REAR GARDEN
GOOD SIZE DRIVEWAY

LOCATION

Tempest Avenue is a turning off Oakmere Lane/Chace Avenue, which is just off Potters Bar High Street, conveniently situated for local shops, restaurants, schools and local parks. The M25 and mainline railway station (Kings Cross and Moorgate) are only a short drive away.

SERVICES

Gas Central Heating and Mains Drainage.
Council Tax Band F

LOCAL AUTHORITY

Hertsmere Council.

VIEWING

STRICTLY BY APPOINTMENT VIA VANESSA MCCALLUM ESTATES.

IMPORTANT INFORMATION CONCERNING THESE PARTICULARS

None of the statements contained in these particulars are to be relied on as statements of fact. Any areas, measurements or distances are approximate and are only a guide. We have not tested any equipment, appliances or services to the property. Applicants must satisfy themselves by inspection or otherwise. These particulars do not form part of any contract.

ANTI MONEY LAUNDERING

Due to Money Laundering Regulations, all purchasers and vendors are now legally obliged to provide formal identification from any person(s) wishing to purchase/sell a property through Vanessa McCallum Estates Ltd. Facial recognition will be offered at a charge of £15 plus vat per person

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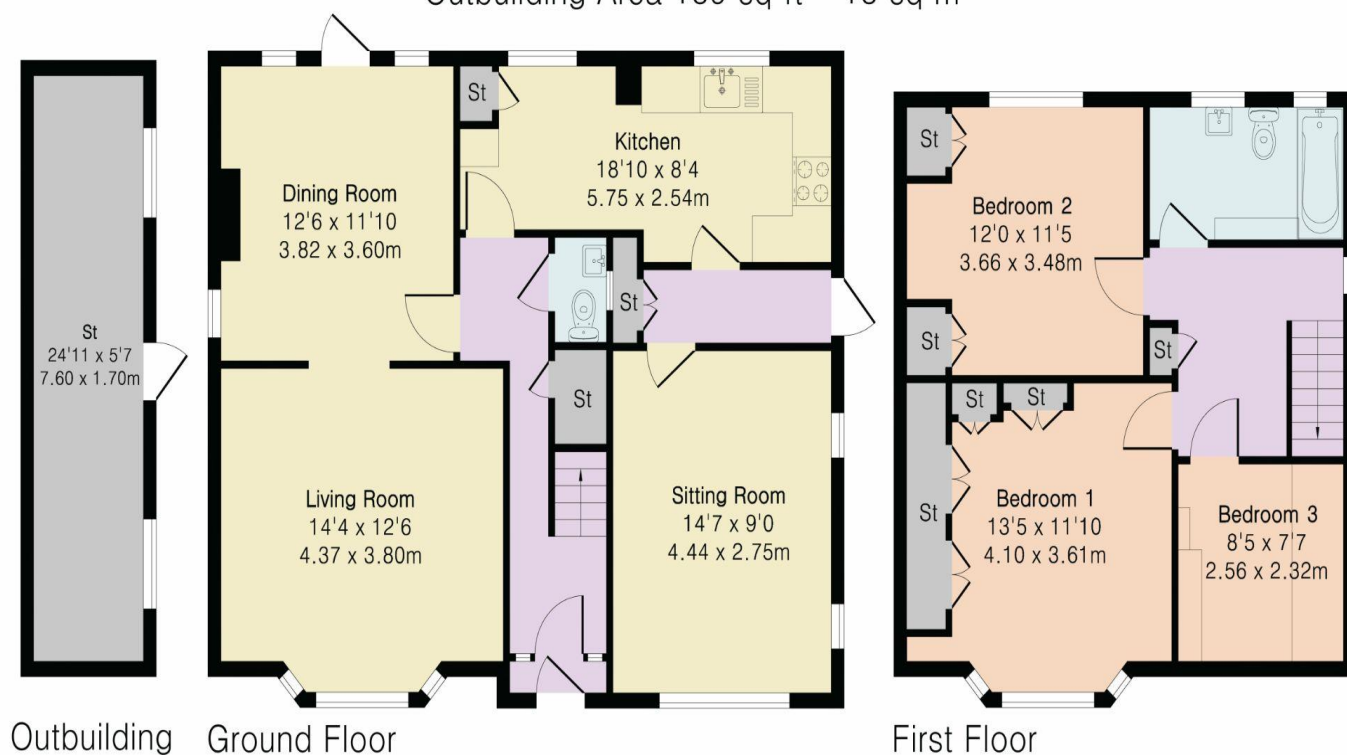
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Approximate Gross Internal Area 1387 sq ft - 129 sq m
(Excluding Outbuilding)

Ground Floor Area 816 sq ft – 76 sq m

First Floor Area 571 sq ft – 53 sq m

Outbuilding Area 139 sq ft – 13 sq m



Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only as defined by RICS code of measuring practise. No guarantee is given on total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.

